

## BOARD OF ADJUSTMENT

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BRUCE MEARS  
E. BRENT WORKMAN



# Sussex County

DELAWARE  
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(302) 855-7878 T  
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## AGENDA

November 5, 2018

7:00 P.M.

### Call to Order

### Pledge of Allegiance

### Approval of Agenda

### Approval of Minutes for September 10, 2018

### Approval of Findings of Fact for September 10, 2018

### Old Business

**Case No. 12213 – Tony Petersen** seeks a special use exception to operate a day care center (Sections 115-23 & 115-210 of the Sussex County Zoning Code). The property is located on the east side of Webb Farm Rd., approximately 0.44 mile south of Staytonville Rd. 911 Address: 11113 Webb Farm Rd. Greenwood. Zoning District: AR-1. Tax Parcel: 230-18.00-10.00

**Case No. 12217 – Roman Morales & Rubicela Moran-Morales** seek variances from the front yard setback for existing structures and from the minimum road frontage requirement for a proposed subdivision (Sections 115-25 and 115-211 of the Sussex County Zoning Code). The property is located on the north side of Nine Foot Rd., approximately 0.32 mile southwest of DuPont Blvd. (Rt. 113). 911 Address: 28007 Nine Foot Rd., Dagsboro. Zoning District: AR-1. Tax Parcel: 233-10.00-75.00

### Public Hearings

**Case No. 12222 – Michael L. & Susan E. Wood** seek a variance from the front yard setback for an existing structure (Section 115-34 of the Sussex County Zoning Code). The property is located on the east side of Foxwood Ct., approximately 545 ft. south of Pinewood Dr. 911 Address: 15 Foxwood Ct., Lewes. Zoning District: MR. Tax Parcel: 234-11.00-384.00

**Case No. 12223 – Apple Electric, c/o Lisa Prestipino** seeks a variance from the rear yard setback for a proposed and existing structures (Sections 115-82 & 115-156 Attachment 1, Table 1 of the Sussex County Zoning Code). The property is located on the northwest side of John J. Williams Hwy. (Rt. 24), approximately 1,589 ft. southwest of Coastal Hwy. (Rt 1). 911 Address:



COUNTY ADMINISTRATIVE OFFICES  
2 THE CIRCLE | PO BOX 417  
GEORGETOWN, DELAWARE 19947

18854 John J. Williams Hwy., Rehoboth Beach. Zoning District: C-1. Tax Parcel: 334-12.00-89.00

**Case No. 12224 – Kevin & Pamela Wilson** seek variances from the side yard setback for proposed structures (Sections 115-42, 115-181 and 115-183 of the Sussex County Zoning Code). The property is located on the east side of Laws Point Rd. approximately 1,947 ft. north of Swann Dr. 911 Address: 37028 Laws Point Rd., Selbyville. Zoning District: GR. Tax Parcel: 533-12.16-280.00

**Case No. 12225 – Old Orchard Ventures, LLC** requests a special use exception to operate a convalescent home, nursing home, and/or home for the aged (Sections 115-23 & 115-210 of the Sussex County Zoning Code). The property is located approximately 1,000 ft east of Old Orchard Rd. and approximately 1,000 ft south of New Rd. with access off Old Orchard Rd. 911 Address: N/A. Zoning District: AR-1. Tax Parcel: 335-8.00-25.01

**Case No. 12226 – Cellco Partnership d/b/a Verizon Wireless** seeks a special use exception to place a telecommunications tower (Sections 115-23, 115-194.2 and 115-210 of the Sussex County Zoning Code). The property is located on the west side of Camp Arrowhead Rd. approximately 1.2 miles south of Angola Rd. 911 Address: 23182 Camp Arrowhead Rd., Lewes. Zoning District: AR-1. Tax Parcel: 234-18.00-26.00

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Board of Adjustment meetings can be monitored on the internet at  
[www.sussexcountyde.gov](http://www.sussexcountyde.gov).

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In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on October 16, 2018 at 10:15 a.m., and at least seven (7) days in advance of the meeting.

This Agenda is subject to change to include the addition or deletion of items, including Executive Sessions, which arise at the time of the Meeting.

Agenda items listed may be considered out of sequence.

Revised: October 25, 2018 (to add approval of Minutes and Findings of Fact for September 10, 2018)

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